

After Recording Return to:
CoreLogic
 Lien Release, P.O. Box 9232
 Coppell, TX 75019

This space for Recorder's use



Case Nbr: 39758449
 Ref Number: 1163220369

Tax ID: P26180
 3/6/2023

Property Address:
 51 ALDER LANE
 MOUNT VERNON, WA 982732424

WA0M-R-ST 39758449 E 1/9/2023 LRP001

Recording Requested By:
Sun West Mortgage Company, Inc
 Prepared By:
RATANAPHONE M VILAYLUETH
 Assistant Secretary
 855-369-2410
 3001 Hackberry Rd
 Irving, TX 75063

MIN #: 100107311632203692 MERS Phone #: 888-679-6377

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., whose address is **P.O. Box 2026, Flint, MI 48501-2026**, AS DESIGNATED NOMINEE FOR **SUN WEST MORTGAGE COMPANY, INC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, the present beneficiary for the Deed of Trust described below, does hereby substitute **Nationwide Trustee Services, Inc., A Washington Corporation** as Trustee under said Deed of Trust in place of **COMMONWEALTH LAND TITLE COMPANY**.

Nationwide Trustee Services, Inc., A Washington Corporation, the present trustee under the Deed of Trust described below, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest under the Deed of Trust described below:

Original Beneficiary **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR SUN WEST MORTGAGE COMPANY, INC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**

Made By: **JOHN STEEN, AS HIS SEPARATE ESTATE**
 Original Trustee: **COMMONWEALTH LAND TITLE COMPANY**

Date of Deed of Trust: **12/9/2016**
 Loan Amount: **\$234,376.00**

Recorded in **Skagit County, WA** on: **12/14/2016**, book **N/A**, page **N/A** and instrument number **201612140055**


Property Legal Description:


THE LAND REFERRED TO IN THIS REPORT/POLICY IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS: THAT PORTION OF GOVERNMENT LOT 8 IN SECTION 18, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON AN OLD FENCE LINE WHICH IS 330 FEET, MORE OR LESS, SOUTH AND 729 FEET WEST OF THE NORTHEAST CENTER OF SAID GOVERNMENT LOT 8; THENCE ALONG SAID FENCE LINE SOUTH 89 DEGREES 20'30" WEST 110 FEET; THENCE SOUTH 310 FEET, MORE OR LESS, TO THE SAID NORTH LINE OF THE COUNTY ROAD; THENCE EAST ALONG SAID NORTH LINE 110 FEET, MORE OR LESS, TO A POINT SOUTH OF THE POINT OF BEGINNING; THENCE NORTH TO THE POINT OF BEGINNING.

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 1/9/2023

**MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC., AS
DESIGNATED NOMINEE FOR SUN WEST
MORTGAGE COMPANY, INC,
BENEFICIARY OF THE SECURITY
INSTRUMENT, ITS SUCCESSORS AND
ASSIGNS**


**Nationwide Trustee Services, Inc., A Washington
Corporation**

By: 
Naima Smair, Vice President
State of TX, County of Dallas

By: 
Audrey B Trumble, Vice President

On 1/9/2023, before me, Cynthia Gay, a Notary Public, personally appeared Naima Smair, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR SUN WEST MORTGAGE COMPANY, INC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS and Audrey B Trumble, Vice President of Nationwide Trustee Services, Inc., A Washington Corporation personally known to me to be the person(s) whose name(s) is/are subscribed to the within document and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the document the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.



Notary Public: **Cynthia Gay**
My Commission Expires : **3/6/2024**
TX - Signor1 and Trustee Signor (MERS)

